

MINUTES
PUBLIC BUILDING COMMISSION
TUESDAY, SEPTEMBER 8, 2015, 1:30 P.M.
BILL LUXFORD STUDIO - ROOM 113
COUNTY CITY BUILDING

PRESENT: Larry Hudkins, Linda Wilson, Roma Amundson, Jane Raybould ABSENT: Jon Camp

OTHERS PRESENT: Don Killeen, Jeff Kirkpatrick, Bob Walla, John Kay, Jon Wyles, Greg Newport, Jim Kohmetscher, Cpt. Jerry Witte, Minette Genuchi, Liz Shea-McCoy and Margaret Bohy

The meeting of the Public Building Commission was called to order by Chairperson Larry Hudkins.

The meeting minutes were presented and Linda Wilson moved to approve. Jane Raybould seconded the motion. The vote carried to approve August 11, 2015 meeting minutes.

John Kay, Sinclair Hille Architects, gave an update of 605 building. Cheever and Accurate Controls are completed and the new Sally Port was in use by Corrections. They had some issues at first with communication but they were getting resolved. NGC is resuming with the demo.

The Application for Payments for Cheever #9 for \$295,237.84 and NGC #3 for \$110,860.20 were presented with approval from John Kay for payment. Roma Amundson motioned to approve payment pending a notarized copy from NGC and Jane Raybould seconded the motion. The motion passed.

Jon Wiles, BVH Architects gave a description of the change order #31. It has the costs included of the vinyl lettering that will be used. Linda Wilson motioned to approve change order #31. Jane Raybould seconded the motion and the vote carried.

John Kay gave a quick update on 825 J Street building including pictures of the progress and the completion date is still set for March 25, 2016. One picture was of the patient room side demo. The second photo was of the administration office. The wall that is part white/green has some cracks that caused concern as they were not sure if it was recent movement or old movement that caused the crack. They recommended that we have a Geotechnical analysis completed to make sure the building will be stable when completed. Roma Amundson motioned to approve up to \$2000.00 for testing to be completed. Jane Raybould seconded the motion and the motion carried.

Greg Newport, Clark Enerson gave an update on the underneath parking lot at the 605 building. Previously he spoke about closing the parking lot and he handed out information on costs for the 3 options. No enclosure, recommend 100% of the ceiling be removed, replace dry fire suppression heads which are recalled and add carbon monoxide sensors. Estimated cost \$450,000.00. Add enclosure, would be a skylight and masonry system. They would remove ceilings, add HVAC and exhaust system & overhead doors. Wet sprinkler system heads would be added. Benefits would be better security, safer environmental conditions, reduces liability, reduced operations costs & future broken sprinkler line repair. Cost is \$402,000.00. No enclosure change to dry pipe sprinkler system, remove & replace ceiling to replace piping and dry head system and add carbon monoxide sensors. \$487,000.00. Clark Enerson recommends to add the enclosure and they will work to reduce the cost. They were asked to get an estimate on copper recovery. Roma Amundson motioned to approve the adding of the parking enclosure with the caveat that Clark Enerson would provide an estimate on the copper recovery and work to reduce the cost of the project. Linda Wilson seconded the motion and the vote carried. Greg continued with an update on the roof repair. The test was completed to see how the roof would be to repair. The rubber membrane will remove cleanly and they can add more insulation and then add the new membrane. Estimated cost is \$200,000.00. Don Killeen recommended that now is the time to do the repair and the financing will be included in the bond. It will be added to the scope of the Clark Enerson project and the overall project. Jane Raybould motioned to go forward with getting formal bids on the roof repair and Roma Amundson seconded, the motion carried.

Jim Kohmetscher gave an update on the microphone issues in the City Council chambers. They reconfigured the

programming with the auto mixer of the microphones and they believe they have the issue resolved.

Liz Shea-McCoy spoke about the need for lights on the art display in the hallway of the County City building. She requested that the track lighting bid be re-considered. She does not have funds available to offset the costs of the lights as she is a volunteer. It was recommended to Liz that she go to the Lincoln Chamber of Commerce and request a grant thru the Visitors Promotion Bureau. Liz will follow up on the grant.

The PBC had a quick discussion on the Tornado shelter in the underground tunnel to the parking. We will need to add airflow and doors on the South end to make the tunnel a valid Tornado Shelter. This discussion will carry over to next meeting as waiting on estimates.

Linda Wilson moved to approve General Vouchers for August 2015, Jane Raybould seconded the motion. The vote carried.

Minette Genuchi asked for permission to use the general area on 1st floor for a United Way agency fair on October 9th 2015 from 9:30 a.m.-2:00 p.m. They will have approximately 12 agencies from United Way there including Lighthouse, Lincoln Children's Zoo, Community Health, Humane Society. Roma Amundson motioned to approve and Linda Wilson seconded. The vote carried.

Theresa Emmert with Juvenile Court sent a letter request for National Adoption Day on Saturday, November 21, 2015. The hearings are anticipated to be held from 9:00 a.m. – 12:00 noon. They will utilize the 4th floor of HOJ as well as the public areas on 1st & 3rd floors. Linda Wilson moved to approve and Jane Raybould seconded. The vote carried.

Jeff Kirkpatrick took for the floor for nominations on Chairman & Vice Chairman for the PBC. Roma Amundson nominated Jane Raybould and the vote carried. Jane Raybould then nominated Roma Amundson for Vice-Chairman and the vote carried. Larry expressed his gratitude and it has been a pleasure to serve on the PBC. Jane Raybould thanked both Larry Hudkins and Linda Wilson for their service and knowledge on serving on the Public Building Commission. Jane Raybould then became Chairperson for the remainder of the meeting.

There were 5 contract approvals: Renewal of Household Miscellaneous Batteries #4832 Graybar; Amendment of Annual Supply of Rental and Cleaning Mats #12-141 Paramount; Amendment of Annual Snow & Ice Removal Services #12-124 LeGrande Excavating; Amendment of Annual Snow & Ice Removal Services #12-124 Mr. Yards and More; Amendment to Equipment and Accessory Rental #14-137 Sunbelt Rentals, Inc. Bob Walla recommended approval for all contracts. Linda Wilson moved to approve all listed contracts and Larry Hudkins seconded. The vote carried.

The next meeting of the Commission is set for October 13, 2015

No report from Administrative staff.

With no further business, Roma Amundson moved to adjourn the meeting which was seconded by Linda Wilson. The vote carried unanimously and the meeting was adjourned at 2:30 p.m.